

STATEMENT
PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
6853 Energy Court
Lakewood Ranch, Florida 34240
Telephone: (941) 306-4730

September 13, 2024

Mr. Howard Tipton
Town Manager
Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Services for the month of August 2024

| | |
|--|---------------------|
| Non-Litigation | \$ 20,172.20 |
| Wastewater Line Claims | \$ 639.40 |
| PZB/Building Department Matters | \$ 6,577.30 |
| Undergrounding/GMD | \$ 166.80 |
| Undergrounding/Neighborhoods | \$ 166.80 |
| TOTAL DUE THIS BILLING : | \$ 27,722.50 |



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 5396
Date: 09/13/2024
Due On: 10/13/2024

Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Statement of Account

| | | | |
|---------------------|---------------|-------------------|---------------------------------|
| Outstanding Balance | New Charges | Payments Received | Total Amount Outstanding |
| (\$0.00 | + \$20,172.20 |)- (\$0.00 | \$20,172.20 |

LBKNL-1

General Counsel/Town Attorney representation -- 001-10-11-531.3102

| Type | Attorney | Date | Notes | Quantity | Rate | Total |
|---------|----------|------------|--|----------|----------|----------|
| Service | MDM | 08/01/2024 | TC: Email comments/edits to budget and millage adoption Resolutions forwarded by S. Henley | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/01/2024 | TC: Emails with K. Shaberts re: Legislative coordination with D. Ramba | 0.30 | \$278.00 | \$83.40 |
| Service | MDM | 08/01/2024 | CE/SM: Multiple emails with D Lewis re: preparation for upcoming SM hearing and Marine unit citations. | 0.30 | \$278.00 | \$83.40 |
| Service | AF | 08/02/2024 | TC: Communications with City of Sarasota regarding email, social media and/or text policies for elected officials and boards; Research City of Sarasota policies | 0.40 | \$260.00 | \$104.00 |
| Service | MDM | 08/02/2024 | TC: Email re: Town Communication plan. | 0.25 | \$278.00 | \$69.50 |
| Service | MDM | 08/02/2024 | PW: Phone call w/ I Brownman re: referendum consultant, election laws, preparation of memo on same. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/03/2024 | PZB: Emails w/ D Chipman re: scheduling of Teams meeting. | 0.20 | \$278.00 | \$55.60 |
| Service | DPL | 08/05/2024 | CODE ENFORCEMENT: Initial review of code enforcement agenda and related ordinances. | 1.10 | \$230.00 | \$253.00 |

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|---------|-----|------------|--|------|----------|------------|
| Service | RDJ | 08/05/2024 | Finance: review and approve audit engagement letters with Mauldin & Jenkins; confer with staff regarding same; review and approve technology and accounting consulting services agreement with Lance, Soll & Lunghard. | 1.60 | \$260.00 | \$416.00 |
| Service | MDM | 08/06/2024 | PZB: Phone call with Planning & Zoning Director and Town Planners re: St. Judes parcel | 0.40 | \$278.00 | \$111.20 |
| Service | AF | 08/07/2024 | TC: Research certain terms related to political advertising; Draft memo regarding political activity by local government | 4.25 | \$260.00 | \$1,105.00 |
| Service | DPL | 08/07/2024 | CODE ENFORCEMENT: Continue to review code enforcement agenda for the conference call. | 0.70 | \$230.00 | \$161.00 |
| Service | MDM | 08/07/2024 | Risk: Email from S Henley re: notification of claim from vehicular incident and forwarding to insurer. | 0.30 | \$278.00 | \$83.40 |
| Service | MDM | 08/07/2024 | TC: Review draft email on referendum expenditures, begin to revise and edit same. | 0.50 | \$278.00 | \$139.00 |
| Service | DPL | 08/08/2024 | CODE ENFORCEMENT: Begin to draft directs for exclusion zone matter. | 0.60 | \$230.00 | \$138.00 |
| Service | RDJ | 08/08/2024 | Police: review and approve services agreement with NEOGOV for PowerReady subscription. * | 0.90 | \$260.00 | \$234.00 |
| Service | MDM | 08/08/2024 | TC: Phone calls with B Bishop re: pending COs and TCOs; phone calls with D Williams re: EV laws. | 1.80 | \$278.00 | \$500.40 |
| Service | RDJ | 08/08/2024 | PW: review and approve market vendor coordinator services agreement with Ambrose Services. | 1.20 | \$260.00 | \$312.00 |
| Service | MDM | 08/08/2024 | CE/SM confer with Town Staff re: lighting complaint relating to Whitney Plaza, next steps. | 0.70 | \$278.00 | \$194.60 |
| Service | AF | 08/09/2024 | TC: Review City of Sarasota e-mail and communications policies; Create chart comparing municipalities; Update draft memo with best practices | 2.10 | \$260.00 | \$546.00 |
| Service | MDM | 08/09/2024 | TC: Phone call with B Bishop re: St. Regis and occupancy; Phone call with D Williams re: EV's. | 1.30 | \$278.00 | \$361.40 |
| Service | MDM | 08/09/2024 | CE/SM: Emails re: Whitney Plaza Light complaints and confer with D. Lewis re: same. | 0.25 | \$278.00 | \$69.50 |

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|---------|-----|------------|--|------|----------|----------|
| Service | MDM | 08/09/2024 | TC: Email revisions and comments on election referendum requirements for inclusion in Memo. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/09/2024 | TC: Emails with D Ramba and Town Staff re: 2025 Legislative Session preparation and coordination. Participate in conf call on same. | 0.50 | \$278.00 | \$139.00 |
| Service | DPL | 08/09/2024 | CODE ENFORCEMENT: Conference call on annoying lights ordinance. | 0.60 | \$230.00 | \$138.00 |
| Service | DPL | 08/11/2024 | CODE ENFORCEMENT: Finish direct testimony for code enforcement cases. | 1.00 | \$230.00 | \$230.00 |
| Service | AF | 08/12/2024 | TC: Update referendum/elections memo; Research social media and 106.113 FS implications | 1.70 | \$260.00 | \$442.00 |
| Service | MDM | 08/12/2024 | CE/SM: Conf call re: Whitney Plaza light complaint from M. Drake. | 0.40 | \$278.00 | \$111.20 |
| Service | AF | 08/12/2024 | TC: Research interlocal agreements; Extension of state delegated authority (mangrove issue) | 1.25 | \$260.00 | \$325.00 |
| Service | DPL | 08/12/2024 | CODE ENFORCEMENT: Continue to prepare for code enforcement hearings and communicate with PD officers for case exhibits. | 0.70 | \$230.00 | \$161.00 |
| Service | MDM | 08/12/2024 | TC: Emails with Town Staff and D Ramba re: legislative priorities preparation call; Conf call with D. Ramba and Town Staff re: same | 0.80 | \$278.00 | \$222.40 |
| Service | MDM | 08/12/2024 | TC: Phone call with I Brownman re: Vancore proposal on referendum. Emails re: Same. | 0.50 | \$278.00 | \$139.00 |
| Service | AF | 08/13/2024 | TC: Finish draft memo to include social media; Review Division of Elections opinions | 0.50 | \$260.00 | \$130.00 |
| Service | AF | 08/13/2024 | TC: Review and edit draft memo regarding mangrove trimming delegation; Review municipal contracts for jurisdictional language; Review FDEP role after delegation | 2.10 | \$260.00 | \$546.00 |
| Service | DPL | 08/13/2024 | CODE ENFORCEMENT: Begin to draft proposed orders for code enforcement hearings. | 0.50 | \$230.00 | \$115.00 |
| Service | MDM | 08/13/2024 | TC: Emails with S Dye (Manatee School Board) re: Interlocal Agreement for Impact Fee collection; review draft interlocal and provide edits and comments on same. | 1.20 | \$278.00 | \$333.60 |

| Emails regarding same to Town Staff. | | | | | | |
|--------------------------------------|-----|------------|--|------|----------|----------|
| Service | RDJ | 08/13/2024 | PW: review and approve work assignment with Aptim Environmental & Infrastructure for sovereign submerged land survey services; review related documents. | 0.70 | \$260.00 | \$182.00 |
| Service | MDM | 08/13/2024 | CE/SM: Confer with D. Lewis on upcoming SM hearing and preparation for same. | 0.40 | \$278.00 | \$111.20 |
| Service | AF | 08/14/2024 | TC: Include City of Venice policies in memo regarding e-mail policies; Review, edit and continue draft memo | 1.30 | \$260.00 | \$338.00 |
| Service | DPL | 08/14/2024 | CODE ENFORCEMENT: Appearance as Town counsel at code enforcement hearings and finish drafting proposed orders. | 1.30 | \$230.00 | \$299.00 |
| Service | RDJ | 08/14/2024 | Fire: review and approve service maintenance agreements with Stryker Corporation for stretchers and Lifepak AEDs; review related documents. | 1.40 | \$260.00 | \$364.00 |
| Service | RDJ | 08/14/2024 | PW: review and approve work assignment with Environmental Science Associates regarding services related to mangrove restoration project; review related documents. | 0.80 | \$260.00 | \$208.00 |
| Service | MDM | 08/14/2024 | Finance: Emails with S Smith re: Resolution and title block comments (Reso. 2024-14), follow up on same. Revise title block and Reso. | 0.60 | \$278.00 | \$166.80 |
| Service | MDM | 08/14/2024 | CE/SM: Confer with D. Lewis on SM hearing, outcome and dismissals. | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/14/2024 | TC: Emails re: School Impact Fee Collection Agreement with Manatee School Board and County. | 0.30 | \$278.00 | \$83.40 |
| Service | RDJ | 08/15/2024 | Police: review and approve addendum to services agreement with NEOGOV for PowerReady subscription. | 0.20 | \$260.00 | \$52.00 |
| Service | MDM | 08/15/2024 | CE/SM/St. Regis: Emails and phone calls with A Parsons re: St. Regis turtle lighting violations | 0.75 | \$278.00 | \$208.50 |
| Service | MDM | 08/15/2024 | TC: Emails with S. Dye and Town Clerk re: placement of interlocal on next TC meeting agenda for approval, revisions and request for final version. | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/15/2024 | TC: Emails with A Parsons re: status of mangrove delegation memo. | 0.30 | \$278.00 | \$83.40 |

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| Service | MDM | 08/15/2024 | TM: Emails from P Dezzi re: Reddington Beach litigation on beach access. | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/15/2024 | PZB: Email from A Parsons re: Building Fee resolution updates. | 0.25 | \$278.00 | \$69.50 |
| Service | MDM | 08/15/2024 | TC: Emails and phone calls from B Bishop re: various matters including future Joint Meetings. | 0.50 | \$278.00 | \$139.00 |
| Service | AF | 08/16/2024 | TC: Phone call to City of North Port for policy on email communications inclusive of Social Media policies; Research website for similar information | 0.60 | \$260.00 | \$156.00 |
| Service | MDM | 08/16/2024 | TC: Review draft memo on mangrove act and enforcement of same. Phone call with A Farrington on same. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/16/2024 | TC: Review, revise and edit Memo on Referendum election law restrictions for local governments; finalize and transmit same. | 0.70 | \$278.00 | \$194.60 |
| Service | RDJ | 08/16/2024 | PW: review and approve agreement with DebrisTech for debris monitoring services. | 0.90 | \$260.00 | \$234.00 |
| Service | MDM | 08/16/2024 | TC: Review and revise memo on email communications, Town technology policy recommendations and best practices. Provide further direction on same | 0.80 | \$278.00 | \$222.40 |
| Service | MDM | 08/16/2024 | TC: Emails with Town Clerk and S Phillips re: joint meeting scheduling. Phone call with B Bishop on same. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/16/2024 | CE/SM: Receipt and review NOV to St. Regis re: turtle lighting violations. | 0.20 | \$278.00 | \$55.60 |
| Service | DPL | 08/16/2024 | CODE ENFORCEMENT: Confer on Whitney Plaza light enforcement matter. | 0.70 | \$230.00 | \$161.00 |
| Service | MDM | 08/18/2024 | TM: Email TM Memo on legal requirements for political advertising expenditures associated with referendums. | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/19/2024 | TC: Phone calls with M Barfield re: public records issue; follow up phone calls with C Kopp re: public records and former employee complaint issue, background and multiple public record requests. Review investigation report and communications re: records request responses. | 1.70 | \$278.00 | \$472.60 |
| Service | MDM | 08/19/2024 | TC: Phone call with B Bishop re: upcoming meetings, Turtle Watch and pending matters. | 0.50 | \$278.00 | \$139.00 |

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|---------|-----|------------|--|------|----------|----------|
| Service | MDM | 08/19/2024 | CE/SM: Review NOV and inspection reports on ongoing St Regis Turtle lighting violations | 0.30 | \$278.00 | \$83.40 |
| Service | RDJ | 08/19/2024 | IT: Review and approve amendment to agreement with Sarasota County regarding hosting and related technology services. | 0.20 | \$260.00 | \$52.00 |
| Service | MDM | 08/19/2024 | TC: Emails with C Kopp and TM re: J. Connors investigation report for distribution. Confer with C Kopp on same. | 0.60 | \$278.00 | \$166.80 |
| Service | MDM | 08/20/2024 | TC/Schweitzer: Review recent communications from M Schweitzer to TC including invoice. | 0.25 | \$278.00 | \$69.50 |
| Service | RDJ | 08/20/2024 | Police: Review interlocal agreement with Manatee County regarding law enforcement services for Greer Island. | 0.50 | \$260.00 | \$130.00 |
| Service | MDM | 08/21/2024 | TC: Phone call with B Bishop re: pending matters | 0.50 | \$278.00 | \$139.00 |
| Service | RDJ | 08/21/2024 | PW: review and approve work assignment with First Line Coastal regarding professional services related to continuance of the Town's canal maintenance assessment program; review related documents. | 0.90 | \$260.00 | \$234.00 |
| Service | RDJ | 08/21/2024 | PW: review proposed revisions to conduit license agreement by Hotwire Communications; follow-up regarding same. | 0.40 | \$260.00 | \$104.00 |
| Service | AF | 08/22/2024 | TC: Update memo regarding mangroves; Provide additional information regarding exemptions; Outreach to Sarasota County Attorney's Office regarding mitigation, litigation, other considerations in enforcement. | 1.60 | \$260.00 | \$416.00 |
| Service | AF | 08/22/2024 | TC: Review, edit and revise draft memo on public records, email policy, social media; Outreach to North Port regarding similar policies | 0.40 | \$260.00 | \$104.00 |
| Service | MDM | 08/22/2024 | TC: Emails with M. Pendley (School Bd Attorney) re: status of Interlocal and placement on upcoming TC meeting agenda. | 0.30 | \$278.00 | \$83.40 |
| Service | MDM | 08/22/2024 | PZB: Emails with D Chipman re: ADA Comp plan and communications with consultant. Confer with A Parsons on same. | 0.40 | \$278.00 | \$111.20 |
| Service | AF | 08/23/2024 | TC with D.Pearce with Sarasota County | 1.50 | \$260.00 | \$390.00 |

| Attorney's Office re: mitigation and enforcement; Review past cases in Sarasota County re: enforcement; Discuss with MMooney | | | | | | |
|--|-----|------------|---|------|----------|----------|
| Service | MDM | 08/23/2024 | TC: Conf call with A Farrington and D. Pearce (Sarasota County Deputy Attorney) re: mangrove enforcement delegation, considerations, recent cases relating to same. [No charge on conf call - 1.5 hrs]. Multiple emails on same. Review and comment on draft memo, provide input and comments on same.. | 1.60 | \$278.00 | \$444.80 |
| Service | RDJ | 08/23/2024 | Police: complete review of interlocal agreement with Manatee County for law enforcement services for Greer Island and confer with staff regarding revisions to same. | 0.20 | \$260.00 | \$52.00 |
| Service | MDM | 08/23/2024 | TC: Email and phone call with G Coffin re: St. Regis stay. | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/23/2024 | Finance: Email with C. Roe re: critical event schedule for subaqueous referendum. | 0.25 | \$278.00 | \$69.50 |
| Service | AF | 08/26/2024 | TC: Review documents provided by Sarasota County Attorney's office. Update memo with mitigation and enforcement information; Rework exemptions; Move memo to final | 1.90 | \$260.00 | \$494.00 |
| Service | RDJ | 08/26/2024 | PW: review and approve agreement for Town-wide janitorial services with Grupo Eulen. | 1.30 | \$260.00 | \$338.00 |
| Service | MDM | 08/26/2024 | TC: Review and revise updated mangrove delegation Memo, confer on next steps and input from A Parsons on draft. | 0.75 | \$278.00 | \$208.50 |
| Service | MDM | 08/26/2024 | CE/SM: Emails w/ B Patten Re: St. Regis NOV for turtle lighting issues. | 0.30 | \$278.00 | \$83.40 |
| Service | MDM | 08/26/2024 | TC: Emails with T Shinkle re: Interlocal Agreement with Manatee County School Board and Town re: impact fees, placement on consent agenda, Memo to TC. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/26/2024 | ZBA: Review research on variance extension to subsequent purchasers. | 0.60 | \$278.00 | \$166.80 |
| Service | RDJ | 08/27/2024 | PW: review and analyze work assignment with Sweet Sparkman Architects regarding design services for interior expansion of Public Works facility; follow-up with staff regarding issues related to same. | 0.80 | \$260.00 | \$208.00 |
| Service | MDM | 08/27/2024 | TC: Emails with K Kennedy and Town Staff | 0.40 | \$278.00 | \$111.20 |

| re: Vancore Jones proposal status and revisions. | | | | | | |
|--|-----|------------|---|------|----------|----------|
| Service | MDM | 08/27/2024 | TC: Prepare edits and emails w/ I Brownman draft edits to Legislator letter on LBK flooding. | 0.75 | \$278.00 | \$208.50 |
| Service | MDM | 08/28/2024 | CE/SM/St Regis: Emails re: upcoming special magistrate docket and preparation for same. | 0.20 | \$278.00 | \$55.60 |
| Service | AF | 08/29/2024 | TC: Update mangroves memo with information on code enforcement penalties; Review Sarasota County orders for examples on settlement agreements | 0.90 | \$260.00 | \$234.00 |
| Service | MDM | 08/29/2024 | TC: Review mangrove delegation memo on enforcement options. Continue to revise memo on same. Review email policy Memo and provide input, edits and revisions to same. | 1.10 | \$278.00 | \$305.80 |
| Service | MDM | 08/29/2024 | PZB: Emails with D Chipman re: ADA Comp Plan revisions and edits, options. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/29/2024 | TM: Emails with TM re: Legislative priorities and presentation of same to Town Commission, upcoming Joint Meetings and other pending matters. | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/29/2024 | Clerk: Emails with T Shinkle re: review of Ordinance 2024-09 and Memo; provide comments and edits to same. | 0.70 | \$278.00 | \$194.60 |
| Service | MDM | 08/29/2024 | CE/St. Regis: Emails with D. Woods re: scheduling preparation discussion for upcoming meeting/hearing. | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/29/2024 | TC: Review draft Ordin. 2024-09 and Memo; provide comments and edits to Ordinance. Email same to T Shinkle. | 0.50 | \$278.00 | \$139.00 |
| Service | AF | 08/30/2024 | TC: Discuss draft mangrove memo with M Mooney; Review enforcement penalties; Respond to email; Finalize and provide draft for review | 1.10 | \$260.00 | \$286.00 |
| Service | AF | 08/30/2024 | TC: Finalize draft internal memo to TM and Town Clerk re: email policy recommended revisions | 0.30 | \$260.00 | \$78.00 |
| Service | MDM | 08/30/2024 | PZB: Emails and conf call on ADA version of Comp Plan, approaches, contract and disclaimers. | 1.50 | \$278.00 | \$417.00 |
| Service | MDM | 08/30/2024 | TM: Emails re: Vancore proposal and revisions to proposed contract. | 0.40 | \$278.00 | \$111.20 |

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|-----------------|-----|------------|--|------|----------|--------------------|
| Service | MDM | 08/30/2024 | PZB: Review draft Resolution 2024-18 (Building Fee Reso), begin edits to same. | 0.60 | \$278.00 | \$166.80 |
| Service | MDM | 08/30/2024 | Pension: Email from S Smith re: revisions recommended by Pension Board to Town Ordinance to provide for COLA | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/30/2024 | TC: Emails with A Parsons on mangrove delegation memo status. | 0.20 | \$278.00 | \$55.60 |
| Subtotal | | | | | | \$20,172.20 |
| Total | | | | | | \$20,172.20 |

Detailed Statement of Account

Current Invoice

| Invoice Number | Due On | Amount Due | Payments Received | Balance Due |
|---------------------------------|------------|-------------|-------------------|--------------------|
| 5396 | 10/13/2024 | \$20,172.20 | \$0.00 | \$20,172.20 |
| Outstanding Balance | | | | \$20,172.20 |
| Total Amount Outstanding | | | | \$20,172.20 |

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 5394
Date: 09/13/2024
Due On: 10/13/2024

Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Statement of Account

| | | | |
|---------------------|-------------|-------------------|---------------------------------|
| Outstanding Balance | New Charges | Payments Received | Total Amount Outstanding |
| (\$0.00 | + \$639.40 |)- (\$0.00 | = \$639.40 |

LBK.WW.Lit

Wastewater Line Claims

| Type | Attorney | Date | Notes | Quantity | Rate | Total |
|-----------------|----------|------------|--|----------|----------|-----------------|
| Service | MDM | 08/21/2024 | Review Memo to DEP re: consent order monitoring report for mangrove replantings | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/21/2024 | Email from A Main re: submittal of Mangrove Restoration semi-annual report; review same. Review emails relating to same. | 0.50 | \$278.00 | \$139.00 |
| Service | MDM | 08/22/2024 | Prepare for an attendance on Teams call with Town Staff and Longbar Point reps; post meeting discussion with TM and Staff. | 1.00 | \$278.00 | \$278.00 |
| Service | MDM | 08/29/2024 | Emails with J Anderson re: Long Bar Pointe follow up meeting. | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/29/2024 | Emails re: Longbar pointe follow up meeting scheduling, | 0.20 | \$278.00 | \$55.60 |
| Subtotal | | | | | | \$639.40 |
| Total | | | | | | \$639.40 |

Detailed Statement of Account

Current Invoice

| Invoice Number | Due On | Amount Due | Payments Received | Balance Due |
|----------------|------------|------------|---------------------------------|-----------------|
| 5394 | 10/13/2024 | \$639.40 | \$0.00 | \$639.40 |
| | | | Outstanding Balance | \$639.40 |
| | | | Total Amount Outstanding | \$639.40 |

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 5395
Date: 09/13/2024
Due On: 10/13/2024

Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Statement of Account

| | | | |
|---------------------|--------------|-------------------|---------------------------------|
| Outstanding Balance | New Charges | Payments Received | Total Amount Outstanding |
| (\$0.00 | + \$6,577.30 |)- (\$0.00 | \$6,577.30 |

LBK/PZB Matters

PZB/Building Department Matters

| Type | Attorney | Date | Notes | Quantity | Rate | Total |
|---------|----------|------------|---|----------|----------|----------|
| Service | MDM | 08/01/2024 | ZBA/Gulfside Dr: Emails re: scheduling conf call w/ S. Reese (Attorney) to discuss property owner on Gulfside Dr. | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/05/2024 | 582/592 Ranger Lane: Review R Lincoln Country Club HOA Objection to Departure Application | 0.40 | \$278.00 | \$111.20 |
| Service | MDM | 08/06/2024 | 582 and 592 Ranger: Review departure request, documents and objection filed/ received in advance of teams meeting; Confer with A Parsons, T Taylor and E Felix re: departure request, issues, consideration and preparation of determination(s) | 1.60 | \$278.00 | \$444.80 |
| Service | AF | 08/07/2024 | PZB/St Regis: Continue research for equitable estoppel and vesting rights raised by counsel; Review initial caselaw | 1.60 | \$260.00 | \$416.00 |
| Service | MDM | 08/09/2024 | 592 and 582 Ranger: Conf call/Teams meeting with Town PZB Staff re: write up and determination on pending departure. Prepare comments on draft letter on departure request. | 2.80 | \$278.00 | \$778.40 |
| Service | MDM | 08/09/2024 | 558 Bayview: Email from D Chipman re: jurisdiction ltr preparation. | 0.30 | \$278.00 | \$83.40 |

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|---------|-----|------------|---|------|----------|----------|
| Service | AF | 08/09/2024 | PZB/St Regis: Begin draft of memo regarding vesting of rights and equitable estoppel; Continue research regarding elements | 2.75 | \$260.00 | \$715.00 |
| Service | MDM | 08/11/2024 | 592 and 582 Ranger: Review, edit and comment on Town's draft departure response. | 1.20 | \$278.00 | \$333.60 |
| Service | MDM | 08/12/2024 | Ranger 582 and 592: Review and email draft comments and edits to A Parsons, E Felix, and T Taylor. Continue to prepare edits to Town Staff's response to Departure for Both properties; emails and phone calls with A Parsons re: same. | 1.90 | \$278.00 | \$528.20 |
| Service | MDM | 08/14/2024 | St. Regis: Emails re: permit status at St. Regis | 0.40 | \$278.00 | \$111.20 |
| Service | AF | 08/15/2024 | PZB/St. Regis: Research additional caselaw regarding equitable estoppel; Finalize draft memo and transmit same to MM. Confer with MM re: equitable estoppel and vesting rights research and draft Memo. | 1.90 | \$260.00 | \$494.00 |
| Service | AF | 08/16/2024 | 582 and 592 Ranger: Begin research on reliance argument on prior variance, modifications to approval, scope of application. | 0.50 | \$260.00 | \$130.00 |
| Service | MDM | 08/16/2024 | ZBA/Gulfside Dr: Phone call/Teams meeting with representatives of property owners and Town Staff on gulfside drive re: redevelopment/variance potential | 1.00 | \$278.00 | \$278.00 |
| Service | MDM | 08/20/2024 | 582 and 592 Ranger: Review appeal filed by M Bentley, multiple emails with M Bentley re request for conf call; review applicable Town Code; conf call with A Parsons and T Shinkle re: hearing notice, timing, agenda, order preparation. Phone call with A Parson and TM re: meeting scheduling options; review communications from M Bentley office and timing of quasi-judicial hearing. Begin review of historic Town litigation orders for discussion on land development regulations. Confer with Clerk on past land use decisions. | 2.30 | \$278.00 | \$639.40 |
| Service | MDM | 08/21/2024 | 582 and 592 Ranger: Phone call with M Bentley re: appeal filing, timing of hearing; emails re: same. Email TC re: Quasi-Judicial application filing. Receipt and review draft notice. Email A Parsons re: notification by M. Bentley of request for Oct. 7 hearing date. Emails from C Coser | 1.40 | \$278.00 | \$389.20 |

| (attorney with M. Bentley office) on timing of appeal hearing. | | | | | | |
|--|-----|------------|---|------|-----------------|-------------------|
| Service | MDM | 08/22/2024 | 582 and 592 Ranger Lane: Multiple emails re: hearing notice ad; modify draft ad language. Research and review past determinations on departures | 1.10 | \$278.00 | \$305.80 |
| Service | MDM | 08/23/2024 | St. Regis: Multiple emails re: St. Regis ROW Easement Request with FDOT. | 0.50 | \$278.00 | \$139.00 |
| Service | AF | 08/26/2024 | 582 and 592 Ranger Lane: Continue research reliance on staff approval | 1.60 | \$260.00 | \$416.00 |
| Service | MDM | 08/26/2024 | St. Regis: Email from P Fige re: Pending items for CO. | 0.30 | \$278.00 | \$83.40 |
| Service | MDM | 08/30/2024 | 582 and 592 Ranger: Emails with M. Bentley re: confirmation of hearing date. | 0.20 | \$278.00 | \$55.60 |
| Service | MDM | 08/30/2024 | St. Regis: Emails from P Fige re: St. Regis flood | 0.25 | \$278.00 | \$69.50 |
| | | | | | Subtotal | \$6,577.30 |
| | | | | | Total | \$6,577.30 |

Detailed Statement of Account

Current Invoice

| Invoice Number | Due On | Amount Due | Payments Received | Balance Due | |
|----------------|------------|------------|-------------------|---------------------------------|-------------------|
| 5395 | 10/13/2024 | \$6,577.30 | \$0.00 | \$6,577.30 | |
| | | | | Outstanding Balance | \$6,577.30 |
| | | | | Total Amount Outstanding | \$6,577.30 |

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 5402
Date: 09/13/2024
Due On: 10/13/2024

Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Statement of Account

| | | | |
|---------------------|-------------|-------------------|--------------------------|
| Outstanding Balance | New Charges | Payments Received | Total Amount Outstanding |
| (\$0.00 | + \$166.80 |)-(\$0.00 | = \$166.80 |

LBKNL-8

Undergrounding/GMD -- 304-30-22-563.6301

| Type | Attorney | Date | Notes | Quantity | Rate | Total |
|-----------------|----------|------------|---|----------|----------|-----------------|
| Service | MDM | 08/02/2024 | Emails from S Smith re: GMD/ Neighborhood Assessment Resolutions and notice | 0.10 | \$278.00 | \$27.80 |
| Service | MDM | 08/05/2024 | Emails re: review of assessment resolutions(Reso 2024-09, -08, Notice). Review and provide comments and edits to same. | 0.50 | \$278.00 | \$139.00 |
| Subtotal | | | | | | \$166.80 |
| Total | | | | | | \$166.80 |

Detailed Statement of Account

Current Invoice

| Invoice Number | Due On | Amount Due | Payments Received | Balance Due |
|----------------------------|------------|------------|-------------------|-----------------|
| 5402 | 10/13/2024 | \$166.80 | \$0.00 | \$166.80 |
| Outstanding Balance | | | | \$166.80 |

Invoice # 5402 - 09/13/2024

Total Amount Outstanding \$166.80

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

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PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.
ATTORNEYS AND COUNSELORS AT LAW

INVOICE

Invoice # 5403
Date: 09/13/2024
Due On: 10/13/2024

Town of Longboat Key
501 Bay Isles Road
Longboat Key, FL 34228

Statement of Account

| | | | |
|---------------------|-------------|-------------------|---------------------------------|
| Outstanding Balance | New Charges | Payments Received | Total Amount Outstanding |
| (\$0.00 | + \$166.80 |)- (\$0.00 | = \$166.80 |

LBKNL-9

Undergrounding/Neighborhoods -- 307-30-22-563.6301

| Type | Attorney | Date | Notes | Quantity | Rate | Total |
|-----------------|----------|------------|--|----------|----------|-----------------|
| Service | MDM | 08/02/2024 | Emails from S Smith re: GMD/ Neighborhood Assessment Resolutions and notice | 0.10 | \$278.00 | \$27.80 |
| Service | MDM | 08/05/2024 | Emails re: review of assessment resolutions. Review and provide comments/ edits to same. | 0.50 | \$278.00 | \$139.00 |
| Subtotal | | | | | | \$166.80 |
| Total | | | | | | \$166.80 |

Detailed Statement of Account

Current Invoice

| Invoice Number | Due On | Amount Due | Payments Received | Balance Due |
|---------------------------------|------------|------------|-------------------|-----------------|
| 5403 | 10/13/2024 | \$166.80 | \$0.00 | \$166.80 |
| Outstanding Balance | | | | \$166.80 |
| Total Amount Outstanding | | | | \$166.80 |

Invoice # 5403 - 09/13/2024

Please make all amounts payable to: Persson, Cohen, Mooney, Fernandez & Jackson, P.A. and remit to 6853 ENERGY COURT, LAKEWOOD RANCH, FL 34240.

For any inquiries, please contact us at 941-306-4730. Payment is due 30 days from receipt of this invoice. Thank you.